

**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
Courtroom 1639 Calendar**

Thursday, September 14, 2023

Hearing Room 1639

11:30 AM

2: -

ZOOM INFORMATION

Chapter

#0.00 All hearings on this calendar will be conducted remotely, using ZoomGov video and audio.

Parties in interest and members of the public may connect to the video and audio feeds, free of charge, using the connection information provided below.

Individuals may participate by ZoomGov video and audio using a personal computer (equipped with camera, microphone and speaker), or a handheld mobile device (such as an iPhone or Android phone). Individuals may opt to participate by audio only using a telephone (standard telephone charges may apply).

Neither a Zoom nor a ZoomGov account is necessary to participate and no pre-registration is required. The audio portion of each hearing will be recorded electronically by the Court and constitutes its official record.

Video/audio web address: <https://cacb.zoomgov.com/j/1607413448>

ZoomGov meeting number: 160 741 3448

Password: 656128

Telephone conference lines: 1 (669) 254 5252 or 1 (646) 828 7666

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Docket 0

Tentative Ruling:

- NONE LISTED -

**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
Courtroom 1639 Calendar**

Thursday, September 14, 2023

Hearing Room 1639

11:30 AM

2:23-12894 Vera Wilkerson

Chapter 7

#1.00 CONT'D Hearing RE: [15] Motion for relief from automatic stay with supporting declarations ACTION IN NON-BANKRUPTCY FORUM RE: Case No. 22STCV22216 fr. 8-24-23

Docket 15

Tentative Ruling:

Since there is no brief with the motion, the court isn't able to ascertain the legal basis for relief here.

Deny without prejudice or continue for supplemental brief in support of the motion.

Party Information

Debtor(s):

Vera Wilkerson

Represented By
Kahlil J McAlpin

Movant(s):

Rocport Incorporated

Represented By
W. Derek May

Trustee(s):

Howard M Ehrenberg (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
Courtroom 1675 Calendar**

Thursday, September 14, 2023

Hearing Room 1675

11:30 AM

2:23-12971 Michael Jerome Hicks

Chapter 7

#2.00 Hearing RE: [20] Motion for relief from automatic stay with supporting declarations ACTION IN NON-BANKRUPTCY FORUM RE: Los Angeles Superior Court Action 21STCV19997 . (Schlecter, Daren)

Docket 20

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Michael Jerome Hicks

Represented By
Jill L Kim

Movant(s):

Tanfiru Leatherwood

Represented By
Daren M Schlecter

Tim Varner

Represented By
Daren M Schlecter

Willie Riley

Represented By
Daren M Schlecter

Trustee(s):

Sam S Leslie (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
Courtroom 1639 Calendar**

Thursday, September 14, 2023

Hearing Room 1639

11:30 AM

2:23-14378 Seong Jung Kim

Chapter 7

#3.00 Hearing RE: [11] Motion for relief from the automatic stay with supporting declarations PERSONAL PROPERTY RE: 2021 BMW 3 Series 330i Sedan 4D.

Docket 11

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Seong Jung Kim

Represented By
Young K Chang

Movant(s):

Financial Services Vehicle Trust

Represented By
Cheryl A Skigin

Trustee(s):

Carolyn A Dye (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
Courtroom 1639 Calendar**

Thursday, September 14, 2023

Hearing Room 1639

11:30 AM

2:23-14692 William Paige, Jr

Chapter 7

#4.00 CONT'D Hearing RE: [10] Motion for relief from the automatic stay with supporting declarations UNLAWFUL DETAINER RE: 729 W. Anaheim St., Unit E Long Beach, CA 90813 .
fr. 8-24-23

Docket 10

Tentative Ruling:

The declaration in support of the motion was signed digitally using a handwriting font. Please file a properly signed declaration.

Was the entire motion served on the Debtor? Counsel should be prepared to represent at the hearing that the complete motion was served on the Debtor.

Party Information

Debtor(s):

William Paige Jr

Pro Se

Movant(s):

Rexford Industrial- Long Beach

Represented By
Lane M Nussbaum

Trustee(s):

Elissa Miller (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
Courtroom 1639 Calendar**

Thursday, September 14, 2023

Hearing Room 1639

11:30 AM

2:23-14692 William Paige, Jr

Chapter 7

#5.00 CONT'D Hearing RE: [9] Motion for relief from the automatic stay with supporting declarations UNLAWFUL DETAINER RE: 729 W. Anaheim St., Unit C and D Long Beach, CA 90813 .
fr. 8-24-23

Docket 9

Tentative Ruling:

The declaration in support of the motion was signed digitally using a handwriting font. Please file a properly signed declaration.

The lease attached to the motion is for Unit C only. The UD complaint (Exhibit 3) lists both units but attaches the same lease identifying only Unit C. What is the basis for relief as to Unit D?

Party Information

Debtor(s):

William Paige Jr

Pro Se

Movant(s):

Rexford Industrial- Long Beach

Represented By
Lane M Nussbaum

Trustee(s):

Elissa Miller (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
Courtroom 1639 Calendar**

Thursday, September 14, 2023

Hearing Room 1639

11:30 AM

2:23-15010 Laurie Lynn Brooks

Chapter 7

#6.00 Hearing RE: [8] Motion for relief from the automatic stay with supporting declarations UNLAWFUL DETAINER RE: 5623 Virginia Avenue, Unit 102, Los Angeles, CA 90038 .

Docket 8

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Laurie Lynn Brooks

Represented By
Gregory M Shanfeld

Movant(s):

Park Pacific II, LLC

Represented By
Ada R Cordero-Sack

Trustee(s):

Carolyn A Dye (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
Courtroom 1639 Calendar**

Thursday, September 14, 2023

Hearing Room 1639

11:30 AM

2:23-15111 Jussen Uzel and Jessica Kramer

Chapter 7

#7.00 Hearing RE: [9] Motion for relief from the automatic stay with supporting declarations UNLAWFUL DETAINER RE: 10444 Virginia Ave., #217, Whittier, CA 90603 with proof of service. (Daniels, Luke)

Docket 9

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Jussen Uzel	Pro Se
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Joint Debtor(s):

Jessica Kramer	Pro Se
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Movant(s):

Stanley Sirott	Represented By Luke P Daniels
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Trustee(s):

John J Menchaca (TR)	Pro Se
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**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
Courtroom 1639 Calendar**

Thursday, September 14, 2023

Hearing Room 1639

11:30 AM

2:23-15111 Jussen Uzel and Jessica Kramer

Chapter 7

#8.00 Hearing RE: [13] Motion for relief from the automatic stay with supporting declarations UNLAWFUL DETAINER RE: 13415 James Street Moreno Valley CA 92555 . (Chandra, Sam)

Docket 13

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Jussen Uzel	Pro Se
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Joint Debtor(s):

Jessica Kramer	Pro Se
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Movant(s):

Catamount Properties 2018, LLC	Represented By Sam Chandra
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Trustee(s):

John J Menchaca (TR)	Pro Se
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**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
Courtroom 1639 Calendar**

Thursday, September 14, 2023

Hearing Room 1639

11:30 AM

2:22-10824 Tadashi Enterprises, LLC

Chapter 7

#9.00 Chapter 7 Trustee's Final Report, Application for Compensation and Application(s) for Compensation of Professionals filed on behalf of Trustee John J. Menchaca

Docket 31

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Tadashi Enterprises, LLC

Represented By
Carol Chow

Trustee(s):

John J Menchaca (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
Courtroom 1639 Calendar**

Thursday, September 14, 2023

Hearing Room 1639

11:30 AM

2:22-11248 Dingtron, Inc.

Chapter 7

#10.00 Chapter 7 Trustee's Final Report, Application for Compensation and Application(s) for Compensation of Professionals filed on behalf of Trustee Sam S. Leslie

Docket 43

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Dingtron, Inc.

Represented By
Adele M Schneiderei

Trustee(s):

Sam S Leslie (TR)

Represented By
Christian T Kim
James A Dumas Jr

**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
Courtroom 1639 Calendar**

Thursday, September 14, 2023

Hearing Room 1639

11:30 AM

2:23-14080 Ukiyo Kumo Ltd, LLC

Chapter 7

#11.00 Hearing RE: [30] TRUSTEE'S MOTION FOR AN ORDER: (1) AUTHORIZING PROCEDURES FOR THE SALE OF ESTATE PROPERTY, (2) APPROVING THE SALE OF ASSETS FREE AND CLEAR- OF LIENS AND ENCUMBRANCES PURSUANT TO 11 U.S.C. § 363, (3) MAKING A GOOD FAITH FINDING PURSUANT TO 11 U.S.C. § 363, AND (4) APPROVING THE FORM AND MANNER OF NOTICE

Docket 30

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Ukiyo Kumo Ltd, LLC

Represented By
Sanaz Sarah Bereliani

Movant(s):

Sam S Leslie (TR)

Represented By
Rosendo Gonzalez

Trustee(s):

Sam S Leslie (TR)

Represented By
Rosendo Gonzalez

**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
Courtroom 1639 Calendar**

Thursday, September 14, 2023

Hearing Room 1639

11:30 AM

2:23-13519 Allstate Realty Group, Inc

Chapter 11

#12.00 Hearing RE: [27] Motion for relief from the automatic stay with supporting declarations REAL PROPERTY RE: 247 S Carmelina Ave, Los Angeles, CA 90049 .

Docket 27

***** VACATED *** REASON: Matter cont'd from 9/14/23 to 11/2/23 at 11:30 a.m. by court.**

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Allstate Realty Group, Inc

Represented By
Onyinye N Anyama

Movant(s):

Wilmington Savings Fund Society,

Represented By
Jennifer C Wong

**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
Courtroom 1639 Calendar**

Thursday, September 14, 2023

Hearing Room 1639

11:30 AM

2:23-13519 Allstate Realty Group, Inc

Chapter 11

#13.00 Hearing RE: [30] Debtor's Motion for Order Authorizng Use of Cash Collateral

Docket 30

***** VACATED *** REASON: Matter resolved by stip & order entered on 8/31/23.**

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Allstate Realty Group, Inc

Represented By
Onyinye N Anyama

Movant(s):

Allstate Realty Group, Inc

Represented By
Onyinye N Anyama

**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
Courtroom 1639 Calendar**

Thursday, September 14, 2023

Hearing Room 1639

11:30 AM

2:23-13029 CAPITAL KCS, LLC

Chapter 11

#14.00 Hearing RE: [73] Motion of Debtor for Entry of Order Extending the Exclusive Period to File a Chapter 11 Plan and Solicit Acceptances Pursuant to 11 U.S.C. § 1121(d)

Docket 73

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

CAPITAL KCS, LLC

Represented By
Matthew A Lesnick
Lisa Patel

Movant(s):

CAPITAL KCS, LLC

Represented By
Matthew A Lesnick
Lisa Patel

**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
Courtroom 1639 Calendar**

Thursday, September 14, 2023

Hearing Room 1639

11:30 AM

2:22-16572 Harold Gavino Fajardo

Chapter 11

#15.00 Hearing RE: [125] Debtor's Motion For Order Approving Compromise Between Debtor And Millet Pineda, On One Hand, And Loraine Diego, And Lilac Care Residential Home, LLC, On The Other Hand

Docket 125

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Harold Gavino Fajardo

Represented By

Zev Shechtman

Alphamorlai Lamine Kebeh

Aaron E. DE Leest

Trustee(s):

John-Patrick McGinnis Fritz (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
Courtroom 1639 Calendar**

Thursday, September 14, 2023

Hearing Room 1639

11:30 AM

2:23-10498 2377 Glendon LLC

Chapter 11

#16.00 Hearing RE: [78] Motion for approval of debtor's chapter 11 disclosure statement

Docket 78

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

2377 Glendon LLC

Represented By
Thomas B Ure

Movant(s):

2377 Glendon LLC

Represented By
Thomas B Ure

**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
Courtroom 1639 Calendar**

Thursday, September 14, 2023

Hearing Room 1639

11:30 AM

2:22-15398 10421 Northvale LLC

Chapter 11

#17.00 Order to Show Cause Re: Dismissal

Docket 72

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

10421 Northvale LLC

Represented By
Thomas B Ure

**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
Courtroom 1639 Calendar**

Thursday, September 14, 2023

Hearing Room 1639

11:30 AM

2:22-15398 10421 Northvale LLC

Chapter 11

#18.00 Hearing re: Disclosure Statement

Docket 1

***** VACATED *** REASON: Per order entered on 8/23/23.**

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

10421 Northvale LLC

Represented By
Thomas B Ure

**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
Courtroom 1639 Calendar**

Thursday, September 14, 2023

Hearing Room 1639

11:30 AM

2:22-15398 10421 Northvale LLC

Chapter 11

#19.00 CONT'D Status Hearing RE: [1] Chapter 11 Voluntary Petition Non-Individual
fr. 11-10-22, 12-15-22, 3-9-23, 3-30-23, 4-10-23, 6-14-23, 6-21-23, 7-13-23

Docket 1

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

10421 Northvale LLC

Represented By
Thomas B Ure

**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
Courtroom 1639 Calendar**

Thursday, September 14, 2023

Hearing Room 1639

11:30 AM

2:23-11085 DVD Factory, Inc.

Chapter 11

#20.00 Hearing RE: [88] Motion to confirm debtor's subchapter V chapter 11 plan of reorganization fr. 8-10-23

Docket 88

***** VACATED *** REASON: Cont'd from 9/14/23 to 10/26/23 at 11:30 a.m. per stip & order entered on 8/29/23.**

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

DVD Factory, Inc.

Represented By
Michael Jay Berger

Trustee(s):

Gregory Kent Jones (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
Courtroom 1639 Calendar**

Thursday, September 14, 2023

Hearing Room 1639

11:30 AM

2:23-11085 DVD Factory, Inc.

Chapter 11

#21.00 Confirmation Hearing RE: [47] Chapter 11 Small Business Plan
fr. 8-10-23

Docket 47

***** VACATED *** REASON: Cont'd from 9/14/23 to 10/26/23 at 11:30
a.m. per stip & order entered on 8/29/23.**

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

DVD Factory, Inc.

Represented By
Michael Jay Berger

Trustee(s):

Gregory Kent Jones (TR)

Pro Se